



A FABULOUS FOUR BEDROOM CHARACTER HOME IN A DESIRABLE LOCATION

Clonard Way, Hatch End, Pinner, HA5 4BT

ROBSONS

**ENTRANCE HALLWAY • GUEST CLOAKROOM
• TWO RECEPTION ROOMS • SUN ROOM
• KITCHEN/BREAKFAST ROOM • FOUR
BEDROOMS • FAMILY BATHROOM • OFFICE
& STUDY • PRIVATE GARDEN • OFF-STREET
PARKING • GARAGE**

Description

A great opportunity to acquire a unique, character property that is full of original distinctive features, positioned on one of Hatch Ends most desirable roads, close to local amenities, schools and excellent transport links. The property is offered to the market with no onward chain.

The ground floor comprises a spacious entrance hall with stairs to the first floor and a guest cloakroom. There is a generous, front-aspect lounge with adjoining doors to a light-filled dining room featuring an exposed brick fireplace, a separate sun room and a large kitchen / breakfast room. The kitchen offers ample storage space with room for white goods, a good-sized dining area with a serving hatch, and a Dutch door opening out to the garden.

To the first floor there are three original stained-glass windows along the stairway, two impressive double bedrooms with one boasting a private balcony, two further double bedrooms, and a family bathroom with an additional, separate WC. One bedroom has the added benefit of two adjoining rooms, ideal use for a study & home office.





Externally, this charming home offers a private rear garden that is laid to lawn with a variety of mature shrubs and trees. To the front of the property there is an imposing frontage bordered with high hedges, a driveway providing off-street parking and a garage.

Location

Clonard Way is situated in a sought-after part of Hatch End just a few moments from the high street and an array of shopping facilities, restaurants, coffee houses and popular supermarkets. For commuters, the Overground is available at Hatch End station which provides links into the heart of Central London and beyond. Alternatively, you can find the Metropolitan Line at nearby Pinner station.

The area is well served by primary and secondary schooling with Grimsdyke Primary School close by, as well as children's parks/playgrounds and recreational facilities. Grimsdyke Golf Course can also be found nearby.

Additional Information

Guide Price: Price on Application

Tenure: Freehold

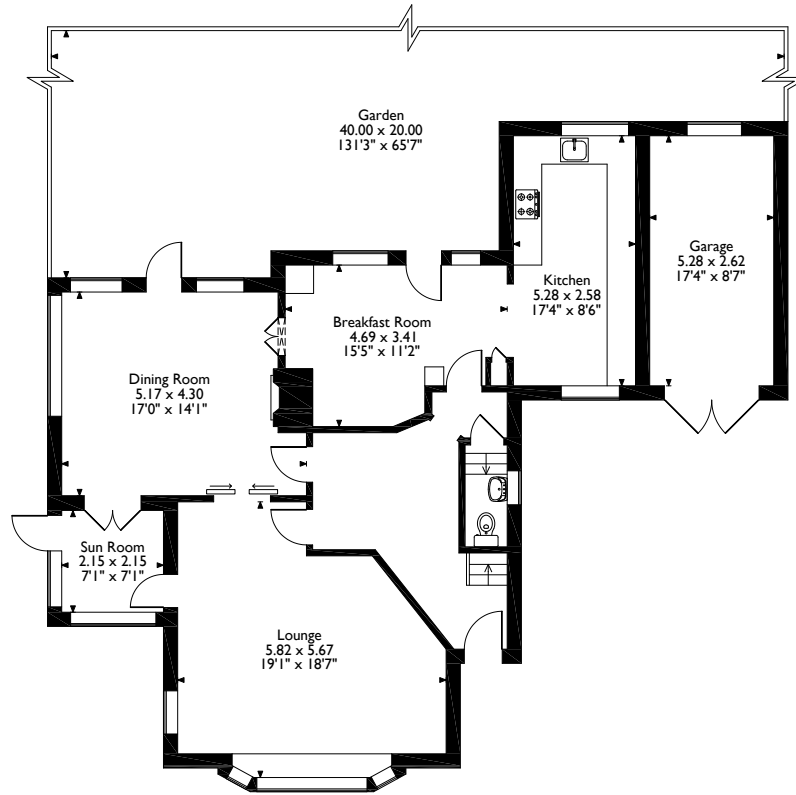
Local Authority: London Borough of Harrow

Council Tax: Band G

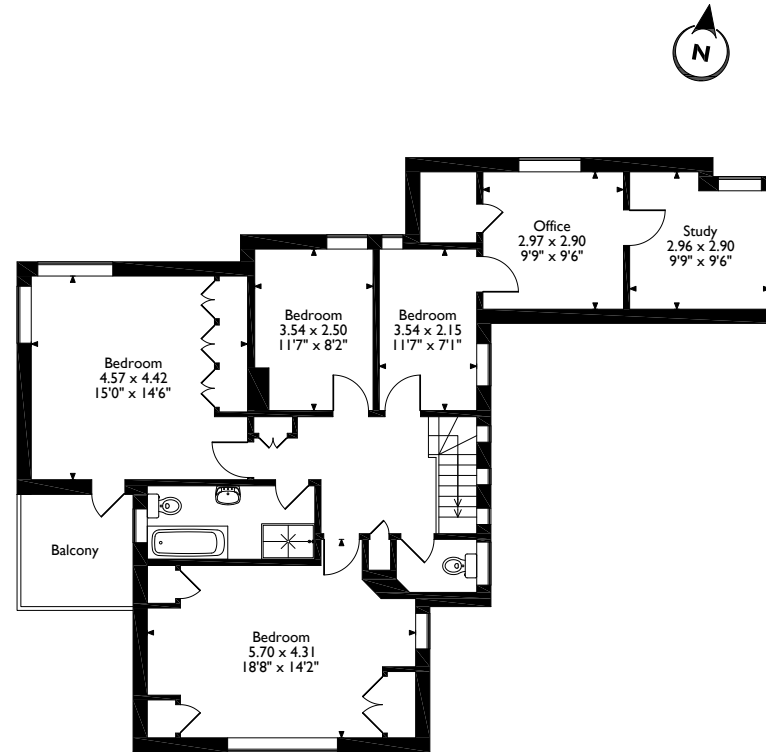
Energy Efficiency Rating: Band D



Clonard Way, Pinner
 Approximate Gross Internal Area
 Main House = 196 Sq M/2109 Sq Ft
 Garage = 14 Sq M/151 Sq Ft
 Total = 210 Sq M/2260 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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